This instrument was prepared by:

Carolyn Piphus, Esq.
Smith & Hirsch, PLC
3250 Dickerson Pike, Ste. 121
Nashville, Tennessee 37207
(615) 242-5003

STATE OF Tennessee)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, for this transfer is $128,500.00.

B Marnip
Affiant

Subscribed and Sworn to before me, this 22nd day of July, 2009.

Lauren M Rickels
Notary Public

My Commission Expires: 12-10-2012

Lauren M Rickels STATE OF TN NOTARY PUBLIC Williamson County

MAP-PARCEL# 114-11-A-12CO

BILL GARRETT, Davidson County
Trans: T20090050132 DEEDWARR
Recvd: 07/24/09 11:40 2 pgs
Fees: 13.00 Taxes: 475.45
20090724-0069653

The Name and Address of the new owners are:

Ryan Ceddia
7470 Charlotte Pike #112
Nashville, TN 37209

MAIL TAX BILLS TO:
Wells Fargo Home Mortgage
2701 Wells Fargo Way
Minneapolis, MN 55467

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENT that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by RYAN CEDDIA, unmarried, (hereinafter referred to as GRANTEE), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, KRISTINA R. CHOE AND HUSBAND, KEITH CHOE (hereinafter referred to as GRANTOR), have bargained and sold, and by these presents do transfer, convey, release and forever transfer to the GRANTEE, his heirs and assigns all rights, title, interest, claim or demand of GRANTOR in a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto lying and being in Davidson County, Tennessee and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 112 of West Hills Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et. seq., as amended, Tennessee Code Annotated, and as established by a Master Deed and By Laws, of record in Instrument No. 20001212-0122257, Supplement of record in Instrument No. 20020125-0010757 and Supplement and Amendment of record in Instrument No. 20020125-0010758* Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of West Hills Condominiums, as shown on Exhibit "A" to the Master Deed. Reference is hereby made to the plat of West Hills Condominiums, as shown on Exhibit "A" to the Master Deed, of record as aforementioned, said Register's Office, for a more complete indemnification and description of such unit.

This conveyance is subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et. seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through

* and Supplement and Amendment of record in Instrument No. 20021021-0128687 and Instrument No. 20040115-0006459.

or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed and By Laws establishing a Horizontal Property Regime of West Hills Condominiums, all as of record aforementioned, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Being the same property conveyed to Kristina R. Choe and husband, Keith Choe by warranty deed of record in Instrument No. 20050603-0063557,Register's Office for Davidson County, TN.

The property conveyed herein is subject to the following:

1. 2009 County Taxes, a lien but not yet due and payable;

2. Subject to Master Deed and By Laws contained in the instrument of record in Instrument No. 20001212-0122257, Instrument No. 20020125-0010757, Instrument No. 20020125-0010758, Instrument No. 20021021-0128687, Instrument No. 20040115-0006459, RODC; and

3. Subject to matters on the plan of record in Instrument No. 20020821-010251, RODC.

This is improved property known as 7470 Charlotte Pike, Unit# 112, Nashville, TN 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenants, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns forever; and I do covenant with the said GRANTEE that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness or hands this 16 day of July, 2009.

Kristina R. Choe

Keith Choe

STATE OF Vermont]
COUNTY OF Orange]

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, **Kristina R. Choe and husband, Keith Choe**, the within named bargainors, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained as their free act and deed.

Witness our hands and official seal at Wells River, VT, on this 16 day of July, 2009.

NOTARY PUBLIC

My Commission Expires: 2-10-11

HEATHER ENGLE NOTARY PUBLIC STATE OF VERMONT